

059.A

0003

0086.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

598,900 / 598,900

USE VALUE:

598,900 / 598,900

ASSESSED:

598,900 / 598,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
86		BOW ST, ARLINGTON

OWNERSHIP	Unit #:	2
Owner 1: SINGER MARGARET W/ TRUSTEE		
Owner 2: MARGARET WORTHINGTON SINGER		
Owner 3:		

Street 1: 86 BOW ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: SINGER MARGARET -	
Owner 2: -	

Street 1: 86 BOW ST UNIT 2	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	Type:
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NARRATIVE DESCRIPTION	
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1926, having primarily Vinyl Exterior and 1467 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R2
o	TWO FAMIL
n	100
Census:	Exempt
Flood Haz:	
D	Topo
s	Street
t	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description
LUC Fact	No of Units
Depth / PriceUnits	Unit Type
Land Type	LT Factor
Base Value	Unit Price
Adj	Neigh
Neigh Influ	Neigh Mod
Infl 1	%
Infl 2	%
Infl 3	%
Appraised Value	Alt Class
	%
	Spec Land
	J Code
	Fact
	Use Value
	Notes

102	Condo	0	Sq. Ft.	Site	0	0.	0.00	7608													
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	598,900			598,900		260261
							GIS Ref
							GIS Ref
							Insp Date
							08/16/18



USER DEFINED

Prior Id # 1:	39309
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	19:51:46
mmcmakin	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	598,900	0	.	.	598,900		Year end	12/23/2021
2021	102	FV	581,400	0	.	.	581,400		Year End Roll	12/10/2020
2020	102	FV	572,600	0	.	.	572,600	572,600	Year End Roll	12/18/2019
2019	102	FV	514,100	0	.	.	514,100	514,100	Year End Roll	1/3/2019
2018	102	FV	455,000	0	.	.	455,000	455,000	Year End Roll	12/20/2017
2017	102	FV	414,900	0	.	.	414,900	414,900	Year End Roll	1/3/2017
2016	102	FV	357,700	0	.	.	357,700	357,700	Year End	1/4/2016
2015	102	FV	330,500	0	.	.	330,500	330,500	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SINGER MARGARET	72804-101	1	6/21/2019	Convenience	99	No	No		
VOS TRICIA,	42626-360		4/28/2004		335,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
12/15/2015	1932	Renovate	38,000						8/16/2018	Measured	DGM	D Mann
10/17/2008	1308	Re-Roof	10,450						7/21/2016	Meas/Inspect	DGM	D Mann
7/21/2008	806	Manual	2,000					repair porch	7/21/2016	Permit Visit	DGM	D Mann
									5/3/2005	External Ins	BR	B Rossignol
									1/7/2000	Mailer Sent		
									1/7/2000	Measured	277	PATRIOT
									11/1/1981		MS	

Sign: VERIFICATION OF VISIT NOT DATA / / /

